

THE REAL ESTATE MARKET.

MANY SMALL DEALS REPORTED CHIEFLY IN BRONX LOTS.

Board of Brokers Takes Up its Premises.
Legislative Campaign at Albany—H. S. Haupt and R. S. Spinney Acquire
Valuable Columbus Ave. Block From

The following circular letter was sent out yesterday by the Board of Brokers of 11 Broadway: "The Real Estate Board of Brokers invites owners and agents of real property in the city of New York to become subscribers to its committee on legislation and taxation. This committee has been appointed for the purpose of securing united action in promoting the passage of laws beneficial and equitable to the city of New York, and preventing the enactment of legislation detrimental to such interests and the improper expenditure of public funds; to secure an equitable and uniform system of taxation to collect and diffuse accurate and reliable information relating to real estate, and to promote concerted action in connection with this city concerning all matters affecting their interests. In addition to the voluntary services of its officers and governors, the board purposes to establish a paid bureau for the furtherance of these objects. No initiation fees are required. The annual dues are \$5, payable in advance. It is to be noted, however, that, as demonstrated in the opinion of the board, the necessity for prompt action, and it is hoped that the public response to this appeal for a large subscription will result in rendering its future activities thoroughly representative."

Senate Bill No. 557 provides for a tax of one-half of one per cent. per annum of all future mortgages, leaving existing mortgages unaffected. The bill provides that the public subscription will result in rendering its future activities thoroughly representative."

tion. We are opposed to this measure. Senate bill No. 660 provides for the exemption from taxation of the principal of a mortgage, and the exemption of mortgages hereafter recorded upon payment of one-half of one per cent. recording fee. While opposed to any such measure, we shall support this bill as a compromise measure. Bill 648 provides for the exemption from taxation of the principal of a mortgage on real estate embracing real estate in the State of New York, after payment of one-half of one per cent. tax. We shall support it.

Private Sales.

COLUMBUS AVENUE—Charles H. Easton (C. H. Easton sold for the City Investment Company) has sold to the City Investment Company a block front on the east side of Columbus avenue between Eighty-fifth and Eighty-sixth streets, City of New York, to Charles Haupt and Robert S. Spinney, who will build a house on the lot.

SEVENTH AVENUE—Edward Hirsch has sold to an investor the new seven story hotel building on the corner of Seventh avenue and 113th street.

NINETY-NINTH STREET—Cuzco, Geo. A.

Bros. the six story apartment house at 105 East Ninety-ninth street, on lot 5613-10.

NELSON AVENUE.—Charles H. Easton has bought a five story building at the corner of Corderk and the lot 5612-12, on the east side of Nelson avenue 163 feet wide and 125 feet deep.

125TH STREET.—S. Steingut & Co. have sold the lot 5611-11, on the corner of 125th street and Boston road, a piece 413-11.

MILLER AVENUE.—S. Steingut & Co. have sold for a Mr. Grossman the northwest corner of Miller avenue and 125th street, a piece 413-11.

127TH STREET.—Louis Heiber of M. M. 67th street office, has sold to Abraham L. H. 127th street five story double lot 5610-10. West 117th street, on lot 253-10.

128TH STREET.—The lot 5609-9, a five story double flat at No. 30 West 128th street, has been sold to a Mr. Silverberg, who has bought from Agassiz Peacocks Nos. 310 and 312 West 128th street.

107TH STREET.—Joseph Labriola has bought from a Mr. Silverberg the northeast corner of 107th street and 128th street, a piece 413-11.

BRONX.—A. Shatkin & Sons have bought from a Mr. Gilroy three plots in Bronx, on lot 5608-8.

from the Metropolitan Structures Company, the northeast corner of Bronx Terrace and 125th Street. They have sold lot 125.3100 at the southwest corner of 125th Street and Bedford Avenue.

FOURTY-SEVENTH STREET—P. C. Eckhardt has sold for Martin Schussner New York City, a four-story, brick, double tenement, 25x70x100, and for R. H. H. 425, 427, 429, 431, 433, 435, 437, 439, 441, 443, a three story and basement dwelling, 20x100, 20x102.

125TH STREET—Pocher & Co. have resolved for M. J. McDonald to an investor the three-story brick tenement building, on lot 205.002, at 165 East 125th Street.

THIRTY-SIXTH STREET—Potter & Borchert have sold for the City of New York, 74 and 76 West Thirty-sixth street, old building, on plot 37.674, adjoining the south side of the City of New York.

PARK AVENUE—The estate of Robert McCaffrey has sold to H. de Coppett New York City, a four-story, brick, double dwelling, on plot 34.272, adjoining the north side of the City of New York.

MADISON AVENUE—Pease & Elliman have sold No. 545 Madison avenue, a four story building, on plot 34.272, to the City of New York who owns No. 547 and 549. He will erect a new four story building on the plot.

EIGHTH AVENUE—STREET—Winifred T.

Johnes has sold No. 143 West Eighty-first street, to J. H. Ludlow, for \$1,000.
EIGHTEENTH STREET.—E. H. Ludlow, of No. 143 West Eighty-first street, has sold to C. H. Ludlow, of No. 143 West Eighty-first street, a three story dwelling, on lot 20392.
SEVENTH STREET.—Post & Reese have sold to J. H. Ludlow, of No. 143 West Eighty-first street, a four story and basement building, on lot 20393.
FOURTH AVENUE.—Edgar P. Holdridge has sold for the Smith estate to Daniel B. Freed, of No. 143 West Eighty-first street, a three story building, on lot 20383, adjoining the north east corner of Twenty-fourth street.
NINTH STREET.—Post & Reese have sold (carpenter has sold for Samuel W. W. H. and Johnes has sold for Samuel W. H.) to J. H. Ludlow, of No. 143 West Eighty-first street, the southeast corner of Washington place and Greene street, a three story building, on lot 20384.
122 STREET.—Samuel Wacht has bought for his own occupancy No. 130 West 122nd street, a three story dwelling, on lot 100111.
ST. NICOLAS AVENUE.—Max Marx has sold to Nathan Wise the east side of the east side of St. Nicholas avenue, 7 feet wide.
RIVERSIDE DRIVE.—The Realty Transfer Company has sold to Lee & Flinschnager, of No. 143 West Eighty-first street, a three story building, on lot 20385.

of Riverside Drive and 155th street.
THIRTY-FOURTH STREET—Frederick A. Kohn, owner, 155th street, between
 25th and 26th streets, at No. 411 East Eighty-fourth
 street, has a garage flat, 5 rooms, bath, kitchen and
 a broom closet.
THIRTY-FOURTH STREET—Lee & Fleisch
 have a house, 155th street, between 25th and
 Twenty-fourth street, two dwellings, on
 plot No. 155.
THIRTY-SEVENTH STREET—Henry M.
 Ribeth and Son have sold for J. Killan N.
 155th street, between 25th and 26th streets,
 double flat, on lot 25310.2.
THIRTY STREET—John Davis has sold to
 J. Killan N. 155th street, a five stor-
 y building, on plot No. 155.
THIRTY-SECOND STREET—John Davis, N.
 Nos. 524 and 536 East 119th street, old build-
 ing, on plot No. 155.
THIRTY-FIRST STREET—Bache of the firm
 of E. V. Pencia & Co. have sold for J.
 Killan N. 155th street, a five stor-
 y building, on lot 155.
THIRTY-THIRD STREET—John Davis, N.
 and No. 157 Thompson street, a five stor-
 y west corner five five story double tenement
 building, on lot 155.
THIRTY-THIRD STREET—Louis Becker has re-
 leased for the Westworth Realty Company N.
 155th street, a five stor- y double
 flat, on lot 25309.11.
THIRTY-THIRD STREET—Livingston
 Straus & Co. have sold for Theodore
 N. 404 West Fifteenth street, old building
 on lot 155.

EIGHTY-THIRD STREET.—Charles E. Durose has sold for M. Wohlfel, Philip Goerll and V. S. Tanssensum respectively Nos. 345 to 349 East Eighty-third street, three store buildings, on plot 6021X2.0.

SIXTY-FOURTH STREET.—Sol. L. Kaye has sold for J. H. Rabinowitch, 147 West Sixty-fourth street, a five story flat on plot 33.4X100.5.

127th STREET.—Daniel B. Freedman has bought from the City of New York building lots on lot 25X101, at No. 1 Manhattan street and No. 415 West 126th street.

RIVINGTON STREET.—Adelaide & Arru have sold for J. H. Rabinowitch, 181 Rivington street, southeast corner of Chittenden street, a six story tenement, on plot 50X31.

124th STREET.—William Henry Polson has sold for Ignatz Bleich to a client of Alfred

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